

IN THE FRANKLIN COUNTY MUNICIPAL COURT
ENVIRONMENTAL DIVISION
FRANKLIN COUNTY, OHIO

2022 FEB 17 AM 11:03

STATE EX. REL
COLUMBUS CITY ATTORNEY
ZACK KLEIN
375 South High Street, 17th Floor
Columbus, Ohio 43215

Relator-Plaintiff,

v.

DONNA MULLINS
488 East Hinman Ave
Columbus, OH 43207

and

UNKNOWN TENANTS/ OCCUPANTS
LOCATED AT 488 East Hinman Ave
488 East Hinman Ave
Columbus, Ohio 43207

and

NATIONSTAR MORTGAGE, LLC
c/o Elizabeth Kitchen, S/A
251 Little Falls Drive
Wilmington, DE 19808

And

KP HOMES LLC
c/o Michael Gefvert, LLC S/A
8331 Fig Grove Way
Plain City, OH 43064

CHERYL BROOKS SULLIVAN
FRANKLIN COUNTY TREASURER
373 South High Street, 17th Floor
Columbus, Ohio 43215

and

FRANKLIN COUNTY
MUNICIPAL COURT
LORI M. TYACK

Case No. 22 ENV 060100

Judge Stephanie Mingo

IMAGED

STATE OF OHIO
DEPARTMENT OF TAXATION
150 E. Gay Street, 21st Floor
Columbus, Ohio 43215

and

REAL PROPERTY AT
488 EAST HINMAN AVE
488 East Hinman Ave
Columbus, Ohio 43207

Parcel Nos. 010-002787

Respondents-Defendants.

**VERIFIED COMPLAINT FOR PRELIMINARY
AND PERMANENT INJUNCTIVE RELIEF**

1. This complaint concerns enforcement of the Ohio Revised Code (hereinafter “R.C.”) Chapter 3767 et seq., other code provisions, and common law so as to be within the exclusive jurisdiction of the Environmental Division of the Franklin County Municipal Court pursuant to R.C. § 1901.183.
2. Relator-Plaintiff Zach Klein is the duly-elected, sworn, and acting City Attorney for the City of Columbus, Ohio and is a party charged at both common law and by R.C. § 3767.03 with the prevention, prosecution, and abatement of any public nuisance within the City of Columbus, Franklin County, Ohio.
3. The real property that is the subject matter of this complaint is located at 488 East Hinman, Parcel No. 010-002787 situated in the City of Columbus, Franklin County, Ohio (“the Premises”) on which is constructed as a building for a one family dwelling.
4. Respondents-Defendant Donna Mullins is the owner of the Premises by virtue of a Quit Claim deed recorded in Instrument No. 201303250048898, recorded with the Franklin County Recorder’s Office.

5. Respondents-Defendants Unknown Tenants have occupied the Premises and/or exerted charge, care and control over it.
6. Cheryl Brooks Sullivan is the duly appointed, sworn, and serving Treasurer of Franklin County, Ohio, and may claim an interest in the property for unpaid taxes.
7. Nationstar Mortgage, LLC may claim an interest in the property by virtue of a pending foreclosure action in 20 CV 1694 in Franklin County Court of Common Pleas, which could be adversely affected by this action.
8. KP Homes, LLC may have an interest in the property by virtue of an Affidavit of Facts relating to the Contract to Purchase Real Property filed in Instrument No. 202112220231414 recorded in the Franklin County Recorder's Office.
9. The court has personal jurisdiction over the individual respondents pursuant to R.C. § 2307.382(A)(8) since the basis of this complaint is real property located in Franklin County, Ohio.
10. This action is *in rem* with respect to the Premises and this Court is a proper venue pursuant to Civ.R. 3(B)(5) since the subject of the action is real property situated in Franklin County, Ohio.
11. The term "Premises" as used in this Complaint, shall refer to Parcel Nos. 010-002787 in its entirety, including all structures, buildings, curtilage, parking lot areas and/or enclosures.

CALLS FOR SERVICE TO THE PREMISES

12. The Premises is a residential one family building located on the south side of the City of Columbus.
13. Donna Mullins has owned the Premises since March 2013.

14. The Premises came to the attention of the Columbus Police Department (“CPD”) and more specifically the CPD Narcotics Bureau (“CPD Narcotics”) in 2020.
15. Since January of 2020, there have been twenty (20) calls for service and complaints to the Premises including:
 - i. Five (5) Disturbances
 - ii. Two (2) Narcotics complaints
 - iii. One (1) Complaints of a Person with a Gun
 - iv. One (1) Wanted Person
 - v. Two (2) Overdoses
16. On January 31, 2020 CPD responded to the Premises on the report of an accidental overdose. The caller stated a female was on bath salts.
17. On February 8, 2020, Defendant called CPD to report a disturbance at the Premises.
18. On February 29, 2020, CPD received a disturbance complaint at the Premises. The caller stated someone was pounding on something and something “goes on every night.”
19. On June 1, 2020, CPD responded to the Premises on the complaint of a disturbance. The caller stated a dog on the Premises fell out a two-story window. The owner later stated that dog jumped and appeared fine.
20. On July 6, 2020, Defendant called CPD because she believed officers were looking for her. According to the dispatcher, the Defendant was rambling.

21. On June 11, 2021, CPD received a disturbance complaint to the Premises. The caller stated two to three people were in the backyard shooting pellet guns and blowing up paint cans.
22. On August 30, 2021, CPD Narcotics Bureau received a complaint of narcotics activity inside the building. The caller stated two white females, one named Donna Mullins and three black males, one with dreadlocks were selling drugs. The caller also stated there were babies in the home.
23. That same day, a Franklin County Municipal Court Judge authorized a search warrant for the Premises based on previous investigations by the Reynoldsburg Police Department.
24. The next day, CPD Narcotics executed the search warrant. During the execution the said search warrant, CPD recovered one gram on fentanyl.
25. On September 1, 2021, CPD received information that a wanted person was located at the Premises.
26. On September 10, 2021, Detective Malone of CPD sent a notice to Donna Mullins advising of the narcotics activity at the Premises.
27. On October 15, 2021, CPD received a complaint at the Premises of a person with a gun.
28. On November 17, 2021, CPD Narcotics Bureau received a complaint of narcotics activity at the Premises. The caller stated drugs are being sold at the Premises, prostitutes are coming and "turning tricks" in the alley and garage, there are "lookouts" and believed there were wireless cameras in use for the back door.

29. On November 22, 2021, CPD Detectives Waugh and Welsh, along with a confidential informant, executed a controlled purchase of crack cocaine at the Premises using \$20.00 from official funds.
30. On December 8, 2021, CPD responded the Premises on the report of an accidental overdose. The caller stated a male was overdosing and not breathing.
31. On January 23, 2022, Detective Stock from the Whitehall Police Department received information from a confidential source that a male named "Twan" was selling cocaine and fentanyl at the Premises.
32. On February 8, 2022, a Franklin County Municipal Court Judge authorized a search warrant for the Premises based on previous investigations by the Whitehall Police Department.
33. On February 9, 2022, CPD executed the search warrant. Detectives seized four grams of fentanyl.
34. Relator-Plaintiff alleges that the Premises is a public nuisance as defined in § 3767.01 and/or R.C. § 3767.12 (*et seq.*), C.C.C. 4703.01(F), and under common law, subject to abatement under R.C. § 3767.
35. Relator-Plaintiff asserts that the Premises herein is generally reputed to be kept, conducted, and maintained for the purposes of committing violations of Ohio Revised Code 2925 (Drug Offenses), and for the purposes of illegal activity.
36. Respondents-Defendants are guilty of maintaining a nuisance at the Premises, subject to abatement in accordance with R.C. 3767.01 (*et seq.*), for having a structure in violation of the laws pertaining to illegal drugs (including violations of R.C. Chapter 2925, R.C., R.C. 3719.10, etc.); such operations, and criminal activity at the premises,

substantially interferes with the area's public decency, sobriety, peace, safety, welfare, and good order.

37. Respondents-Defendants own fixtures, furniture, and moveable property that have been used or are currently being used in conducting, maintaining, and facilitating said public nuisance.

38. Respondents-Defendants at all times relevant to this action maintained a public nuisance threatening the health, safety, and welfare of the People of the City of Columbus (and the health, safety, and welfare of those at 488 East Hinman Ave, and that of Columbus Police).

39. Respondents-Defendants are guilty of maintaining a nuisance at the Premises based on their actual and constructive knowledge of the nuisance, as well as the well-known general reputation of the premises, which is prima-facie evidence of the nuisance and of knowledge of and of acquiescence and/or participation in the nuisance.

CLAIM FOR RELIEF

40. Plaintiff incorporates the proceeding paragraphs 1 through 39 as if fully incorporated herein.

41. The Premises is a public nuisance as defined in C.C.C. § 4703.01(F); R.C. §§ 2923.43, 3719.10, 3767.01, 3767.12; and/or common law.

42. The Premises is subject to abatement pursuant to C.C.C. § 4701.08, R.C. Chapter 3767, and/or common law.

43. Respondents-Defendants (except for those named only as interested parties) are guilty of maintaining a public nuisance at the Premises pursuant to R.C. § 3767.02.

44. Respondents-Defendants are further guilty of maintaining a public nuisance at the Premises based on their actual and constructive knowledge of the public nuisance, as well as the well-known general reputation of the Premises, which is prima-facie evidence of the nuisance and of knowledge of and of acquiescence and/or participation in the public nuisance.
45. Respondents-Defendants (except for those named only as interested parties) own fixtures, furniture, and moveable property that have been used or are currently being used in conducting, maintaining, and facilitating said public nuisance.
46. Respondents-Defendants (except for those named only as interested parties) at all times relevant to this action maintained a public nuisance threatening the health, safety, and welfare of the people of the City of Columbus, persons at the Premises, and members of the Columbus Ohio Division of Police.

JUDGMENT AND RELIEF DEMANDED

WHEREFORE, Relator demands judgment as follows:

47. Per R.C. § 3767 and Ohio Civ.R. 65(B)(1), that the court set a preliminary injunction hearing on the matter.
48. A determination that the Premises constitutes and be declared a public nuisance as defined by O.R.C. §§ 2923.43, 3719.10, 3767.01, § 3767.12(et seq), C.C.C. § 4703.01(F) and/or common law.
49. A determination that the Premises is subject to abatement under C.C.C. § 4701.08, R.C. §3767 and/or common law.
50. That all Respondents-Defendants (except for those named only as interested parties) be found guilty of maintaining a public nuisance at the Premises.

51. That all Respondents-Defendants, and any heirs, successors in interest or title, transferees and/or assigns be preliminarily, permanently and perpetually enjoined from conducting, maintaining, using, occupying, or in any way permitting the use of the Premises as a public nuisance.
52. That all Respondents-Defendants, and any heirs, successors in interest or title, transferees and/or assigns be preliminarily, permanently and perpetually enjoined from conducting, maintaining, using, occupying, or in any way permitting the use of a public nuisance anywhere in Franklin County, Ohio and/or Columbus, Ohio.
53. The Court order, pursuant to O.R.C. § 3767.06(A), that Respondents-Defendants (except for those named only as interested parties) abate the public nuisance located at the Premises.
54. The Court order, pursuant to O.R.C. § 3767.05(E)(3) that the Premises not be occupied or used for one year after the judgment is rendered.
55. The Court order, pursuant to O.R.C. § 3767.06(A), that the Premises be closed against its use for any purpose for a period of one year.
56. The Court order, pursuant to § 3767.06(A), that all personal property and contents used in conducting or maintain the public nuisance at the Premises be removed and sold, without appraisal, at a public auction to the highest bidder for cash.
57. That the Court tax Respondents-Defendants (except for those named only as interested parties) \$300 in accordance with Revised Code § 3767.08, plus the costs of this action.
58. This Court appoint a receiver if needed, pursuant to Chapter 2735 of the Ohio Revised Code.
59. An award of Plaintiff's cost and attorney's fees payable by Defendant(s).

60. Realtor-Plaintiff further requests that this Court grant Plaintiff the following relief as permitted by law:

- a. Interest on all sums to which Realtor-Plaintiff may be entitled
- b. Attorney's fees and costs of expenses of this action, and
- c. All such further equitable and other relief this Court determines Realtor-Plaintiff to be entitled.

Respectfully submitted,

City of Columbus, Department of Law
Zach Klein, City Attorney



Christopher C. Clark (0096257)
Assistant City Attorney
375 South High, 17th Floor
Columbus, Ohio 43215
Phone: (614) 645-5670
ccclark@columbus.gov
Counsel for the Relator-Plaintiff

INSTRUCTIONS FOR SERVICE
and

WAIVER OF NOTIFICATION

FILED
2022 FEB 17 AM 11:04

FRANKLIN COUNTY
MUNICIPAL COURT
TORM TYACK

FRANKLIN COUNTY MUNICIPAL COURT
ENVIRONMENTAL CIVIL DIVISION, THIRD FLOOR
375 SOUTH HIGH STREET, COLUMBUS, OHIO 43215

CITY OF COLUMBUS

vs.

DONNA MULLINS, ET AL.,

Case No. 22 ENV 060100

TO THE CLERK OF COURTS:

You are instructed to make certified mail service, return receipt requested and **BAILIFF SERVICE**, to the defendants at the addresses, set forth in the caption of this complaint. If service of process by certified mail is returned by the postal authorities with an endorsement of "refused" or "unclaimed" and if the certificate of mailing can be deemed complete not less than five (5) days before any scheduled hearing, the undersigned waives notice of the failure of service by the clerk and requests ordinary mail service in accordance with civil rule 4.6 (c) or (d) and O.R.C. 1923.06.

Christopher C. Clark (0096257)
Assistant City Attorney
City of Columbus 614-645-5670
ATTORNEY OF RECORD

DATE: 2-17-22

Signature



IN THE FRANKLIN COUNTY MUNICIPAL COURT
ENVIRONMENTAL DIVISION
FRANKLIN COUNTY, OHIO

FILED

2022 FEB 17 AM 11:05

STATE EX. REL
COLUMBUS CITY ATTORNEY
ZACH KLEIN

Relator-Plaintiff,

v.

DONNA MULLINS. et al.,

Respondents-Defendants.

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Case No. 22 ENV 60100

Judge Stephanie Mingo

Parcel Nos. 010-002787

FRANKLIN COUNTY
MUNICIPAL COURT
LORI M. TYACK

ATTORNEY'S CERTIFICATION, CIVIL RULE 65

Assistant City Attorney Christopher Clark, attorney for Relator-Plaintiff Columbus City Attorney Zach Klein, pursuant to Civil Rule 65, hereby certifies the following:

1. No attempts have been made to notify Respondents-Defendants of this motion for an *ex parte* temporary restraining order.
2. Notice of this Motion for an *ex parte* temporary restraining order should not be required because:
3. 488 East Hinman Ave, Parcel Nos. 010-002787, Columbus, Ohio ("the Premises") came to the attention of Columbus Police Department ("CPD") in 2020.
4. Since January of 2020, there have been twenty (20) calls for service and complaints to the Premises including:
 - i. Five (5) Disturbances
 - ii. Two (2) Narcotics complaints
 - iii. One (1) Complaints of a Person with a Gun

IMAGED

iv. One (1) Wanted Person

v. Two (2) Overdoses

5. On January 31, 2020 CPD responded to the Premises on the report of an accidental overdose. The caller stated a female was on bath salts.
6. On February 8, 2020, Defendant called CPD to report a disturbance at the Premises.
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8. On June 1, 2020, CPD responded to the Premises on the complaint of a disturbance. The caller stated a dog on the Premises fell out a two-story window. The owner later stated that dog jumped and appeared fine.
9. On July 6, 2020, Defendant called CPD because she believed officers were looking for her. According to the dispatcher, the Defendant was rambling.
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17. On November 17, 2021, CPD Narcotics Bureau received a complaint of narcotics activity at the Premises. The caller stated drugs are being sold at the Premises, prostitutes are coming and "turning tricks" in the alley and garage, there are "lookouts" and believed there were wireless cameras in use for the back door.

18. On November 22, 2021, CPD Detectives Waugh and Welsh, along with a confidential informant, executed a controlled purchase of crack cocaine at the Premises using \$20.00 from official funds.

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21. On February 8, 2022, a Franklin County Municipal Court Judge authorized a search warrant for the Premises based on previous investigations by the Whitehall Police Department.

22. On February 9, 2022, CPD executed the search warrant. Detectives seized four grams of fentanyl.

23. Failing to immediately padlock the property after the execution of the *ex parte* temporary restraining order will allow the dangerous illegal activity to continue, thereby causing immediate and irreparable injury, loss or damage to the applicant and the community.
24. *Ex parte* closure of the property is necessary in order to prevent destruction or removal of contraband or other property.
25. Prior notification of the temporary restraining order could pose a danger to the physical safety and lives of the Columbus Police involved in its execution.
26. The property rights of Respondents-Defendants will be sufficiently protected in that they will be notified in advance of the hearing for Preliminary Injunctive Relief that will be held within roughly ten (10) days after issuing the *ex parte* Temporary Restraining Order.

Respectfully Submitted,

City of Columbus, Department of Law
Zach Klein, City Attorney



Christopher C. Clark (0096257)
Assistant City Attorney
375 South High Street, 17th Floor
Columbus, Ohio 43215
Phone: (614) 645.5670
ccclark@columbus.gov
Counsel for the Relator-Plaintiff

IN THE FRANKLIN COUNTY MUNICIPAL COURT
ENVIRONMENTAL DIVISION
FRANKLIN COUNTY, OHIO

FILED

2022 FEB 17 AM 11:06

STATE EX. REL
COLUMBUS CITY ATTORNEY
ZACH KLEIN

FRANKLIN COUNTY
MUNICIPAL COURT
CLERK TYACK

Relator-Plaintiff,

Case No. 22 EVH 060100

v.

Judge Stephanie Mingo

DONNA MULLINS ET AL.

Respondents-Defendants.

Parcel Nos. 010-002787

MOTION FOR EX PARTE TEMPORARY RESTRAINING ORDER

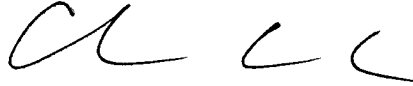
Relator-Plaintiff Columbus City Attorney Zach Klein hereby moves for a temporary restraining order ("TRO") pursuant to R.C. 3767.04(B)(2) and Civ.R. 65(A). Support for this motion is found in the Affidavit of Detective Slosser (attached as "Exhibit A") and the Certification of Assistant City Attorney Christopher Clark for Relator Columbus City Attorney Zach Klein (hereinafter "Relator"). Relator moves this Court for an *ex parte* temporary restraining order against the Respondents and all persons acting in concert or participating with them in violating the Ohio Revised Code (hereinafter "R.C.") public nuisance laws at 488 East Hinman Ave, Columbus, Ohio (hereinafter "Premises") or any other location pending hearing and determination of the Complaint for Preliminary and Permanent Injunctive Relief filed in the above-styled case. The illegal criminal activity occurring at the premises, as evidenced by the attached Complaint and Affidavit constitutes a public nuisance as defined by R.C. § 3719.10 and § 3767 and constitutes an immediate threat to the life, health and safety of the area community.

Relator further requests that the Premises be closed and padlocked against its use for any purpose until further order of this Court.

IMAGED

Respectfully Submitted,

City of Columbus, Department of Law
Zach Klein, City Attorney

A handwritten signature in black ink, appearing to read 'C. C. Clark', written over a horizontal line.

Christopher C. Clark (0096257)
Assistant City Attorney
375 South High Street, 17th Floor
Columbus, Ohio 43215
Phone: (614) 645-5670
ccclark@columbus.gov
Counsel for the Relator-Plaintiff

STATE OF OHIO)
CITY OF COLUMBUS) ss:
FRANKLIN COUNTY)

Affidavit of Detective Slosser #79, Columbus Division of Police

Now comes Detective John Slosser having been duly cautioned and sworn who says:


- 1) I am currently employed by the Columbus Police Department as a Detective.
- 2) The residential property at 488 E. Hinman Ave, Columbus Ohio, 43209, (hereinafter "Premises"), has the general reputation as a place where violence occurs on a regular basis.
- 3) Respondent-Defendant Donna Mullins owns the Premises.
- 4) Since January of 2020, there have been twenty (20) calls for service and complaints to the Premises including:
 - i. Five (5) Disturbances
 - ii. Two (2) Narcotics complaints
 - iii. One (1) Complaints of a Person with a Gun
 - iv. One (1) Wanted Person
 - v. Two (2) Overdoses
- 5) On January 31, 2020 CPD responded to the Premises on the report of an accidental overdose. The caller stated a female was on bath salts.
- 6) On February 8, 2020, Defendant called CPD to report a disturbance at the Premises.
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- 9) On July 6, 2020, Defendant called CPD because she believed officers were looking for her. According to the dispatcher, the Defendant was rambling.
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- 12) That same day, a Franklin County Municipal Court Judge authorized a search warrant for the Premises based on previous investigations by the Reynoldsburg Police Department.
- 13) The next day, CPD Narcotics executed the search warrant. During the execution the said search warrant, CPD recovered one gram on fentanyl.
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- 21) On February 8, 2022, a Franklin County Municipal Court Judge authorized a search warrant for the Premises based on previous investigations by the Whitehall Police Department.
- 22) On February 9, 2022, CPD executed the search warrant. Detectives seized four grams of fentanyl.
- 23) In my professional opinion continued felonious conduct of this nature at 488 East Hinman Road, Columbus Ohio, will cause immediate and irreparable injury, loss, damage, and/or harm to the surrounding community.
- 24) In my professional opinion any advance notice of any police entry into a building where illegal activity of this nature is suspected could create an unnecessary and unacceptable degree of risk to life and limb of the officers

involved, bystanders, and the surrounding neighborhood, and could result in the concealment, destruction or removal of illegal contraband or property.

FURTHER SAYETH NAUGHT.



John Slosser #79

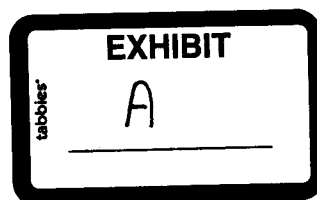
Sworn to and Subscribed in my presence this 17th day of February, 2022.



Notary Public



ANNELIESE R. RANKIN
NOTARY PUBLIC • STATE OF OHIO
Licking County
My Commission Expires July 20, 2026



IN THE FRANKLIN COUNTY MUNICIPAL COURT
FRANKLIN COUNTY, OHIO
ENVIRONMENTAL DIVISION

2022 FEB 18 AM 11:06

FRANKLIN COUNTY
MUNICIPAL COURT
TORI M. TYACK

STATE EX. REL
COLUMBUS CITY ATTORNEY
ZACH KLEIN

Relator - Plaintiff,

v.

DONNA MULLINS, et. al.

Respondents - Defendants.

Case No. 22 EVH 060100

Judge Stephanie Mingo

ORDER FOR PRELIMINARY INJUNCTIVE RELIEF

This matter came before the Court on February 17, 2022 on Plaintiff's Motion for Preliminary Injunction filed in conjunction with a Complaint for Preliminary and Permanent Injunctive Relief. Plaintiff State ex rel. Klein ("Plaintiff") was represented by Assistant City Attorney Christopher Clark.

Having considered the evidence and testimony admitted at the Preliminary Injunction Hearing, the Court hereby **FINDS** as follows:

1. The real property that is the subject matter of this complaint is located at 488 East Hinman Ave, Parcel Nos. 010-002787 situated in the City of Columbus, Franklin County, Ohio ("the Premises") on which is constructed as a commercial building.
2. Respondent-Defendant Donna Mullins has been the record owner of the Premises located at 488 East Hinman since March 25, 2013.

3. Since January of 2020, there have been twenty (20) calls for service and complaints to the Premises including:
 4. Five (5) Disturbances
 5. Two (2) Narcotics complaints
 6. One (1) Complaints of a Person with a Gun
 7. One (1) Wanted Person
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25. On February 8, 2022, a Franklin County Municipal Court Judge authorized a search warrant for the Premises based on previous investigations by the Whitehall Police Department.
26. On February 9, 2022, CPD executed the search warrant. Detectives seized four grams of fentanyl.
27. Plaintiff has established by clear and convincing evidence that the Premises is a nuisance per se as defined in C.C.C. § 4703.01(F).
28. The Premises, and specifically the felony activity and violent crime, constitutes an imminent danger for those in and around the Premises.
29. Failure to issue this Preliminary Injunction Order would allow the dangerous illegal activity to continue, thereby causing immediate and irreparable injury, loss or damage to Plaintiff and to the community.

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED THAT:

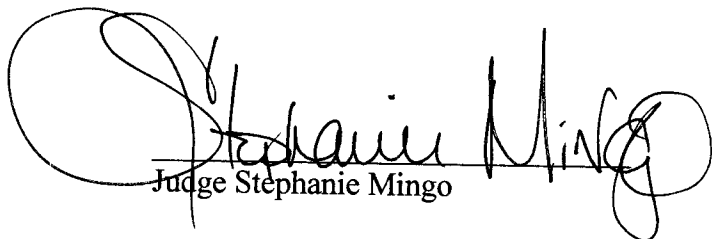
1. All persons are hereby preliminarily enjoined from further maintaining a public nuisance at or on the Premises.
2. The Premises located at 488 East Hinman in its entirety, including all structures, buildings, curtilage, parking lot areas and/or enclosures. shall be closed, padlocked, boarded or secured as deemed necessary by the Chief of the Columbus Police Department or his or her designee(s) against its use for any purpose until a final decision is rendered on the Complaint for Preliminary and Permanent Injunctive Relief as required by R.C. § 3767.04.
3. Board up of the Premises located at 488 East Hinman shall be executed by End of Day on February 18, 2022.

4. The Columbus Division of Police is authorized to seize and inventory any and all personal property located in 488 East Hinman related to or in connection with the illegal conduct. The Columbus Division of Police may also remove and secure at an off-site location highly mobile and valuable property, including but not limited to such personal property as automobiles, cash, jewelry and electronic equipment which may be at risk of theft during the pendency of this Preliminary Injunction Order.
5. Any violation of this order, including mutilation of this order, is contempt of court, punishable as a first degree misdemeanor.
6. This case is continued for further permanent injunction hearing on the merits of Relator's Complaint for Preliminary and Permanent Injunctive Relief on the 2-28-22 at 9:00 a.m. in courtroom 15B, located on the 15th floor of 375 S. High Street, Columbus, Ohio 43215. This Order shall remain in effect until that time or as otherwise ordered by this Court.

Pursuant to Civ. R. 58, the Clerk of Court is directed to notify the Parties as they appear below.

IT IS SO ORDERED.

2-17-22.
Date


Judge Stephanie Mingo

DONNA MULLINS
488 East Hinman Ave
Columbus, OH 43207

UNKNOWN TENANTS/ OCCUPANTS
Located at 488 East Hinman Ave
488 East Hinman Ave
Columbus, Ohio 43207

NATIONSTAR MORTGAGE, LLC
c/o Elizabeth Kitchen, S/A
251 Little Falls Drive
Wilmington, DE 19808

KP HOMES LLC
c/o Michael Gefvert, LLC S/A
8331 Fig Grove Way
Plain City, OH 43064

CHERYL BROOKS SULLIVAN
FRANKLIN COUNTY TREASURER
373 South High Street, 17th Floor
Columbus, Ohio 43215

STATE OF OHIO
DEPARTMENT OF TAXATION
150 E. Gay Street, 21st Floor
Columbus, Ohio 43215

REAL PROPERTY AT
488 East Hinman Ave
Columbus, Ohio 43207